



Board of Commissioners of Cook County

Zoning and Building Committee

Wednesday, November 13, 2013

10:00 AM

*Cook County Building, Board Room,
118 North Clark Street, Chicago, Illinois*

SECTION 1

ATTENDANCE

Present: Chairman Silvestri, Butler, Collins, Daley, Gorman, Goslin, Reyes, Sims, Steele, Suffredin, Tobolski and Moore (12)

Absent: Vice Chairman Murphy, Fritchey, Gainer, García and Schneider (5)

VARIATIONS

13-2083

Presented by: ANDREW PRZYBYLO, Secretary, Zoning Board of Appeals

RECOMMENDATION OF THE ZONING BOARD OF APPEALS

Request: Applicant seeks a variance to: (1) increase the height of a fence in the front yard from the maximum allowed 3 feet to a proposed 8 feet, (2) increase the height of a fence in the left interior side yard from the maximum allowed 6 feet to a proposed 8 feet, and (3) reduce the left interior side yard setback from the minimum required 10 feet to a proposed 2 feet.

Township: Leyden

County District: 16

Zoning Number: Z13064

Docket Number: Docket Number #8935

Property Address: 10027 Fullerton, Melrose Park, Illinois

Property Description: The Subject Property consists of .21 of an acre located on the South side of Fullerton Avenue approximately 273' West of Scott Street in Section 33 of Leyden Township.

Owner: Ruben Contreras

Applicant: Ruben Contreras

Current Zoning: R-5 Single Family Residence District

Intended use: Variance is sought for the construction of a fence.

Recommendation: That the application be granted as amended.

Conditions: None

Objectors: None

History:

County Board Referral: N/A

Zoning Board Hearing: 10/16/2013

Zoning Board Recommendation date: 10/16/2013

County Board extension granted: N/A

A motion was made by Commissioner Gorman, seconded by Commissioner Butler, that this Zoning Board of Appeals Recommendation be recommended for approval. The motion carried by the following vote:

Aye: Chairman Silvestri, Butler, Collins, Daley, Gorman, Goslin, Reyes, Sims, Steele, Suffredin, Tobolski and Moore (12)

Absent: Vice Chairman Murphy, Fritchey, Gainer, García and Schneider (5)

13-2084

Presented by: ANDREW PRZYBYLO, Secretary, Zoning Board of Appeals

RECOMMENDATION OF THE ZONING BOARD OF APPEALS

Request: Applicant seeks a variance to reduce the right interior side yard setback from the minimum required 15 feet to an existing 9.36 feet.

Township: Elk Grove

County District: 15

Zoning Number: Z13065

Docket Number: 8936

Property Address: 526 Forestview, Elk Grove, Illinois

Property Description: The Subject Property consists of .4637 of an acre located on the East side of Forest View Avenue approximately 630' North of Laurel Street in Section 33 of Elk Grove Township.

Owner: Douglas Schiller & Karen Krebasch

Applicant: Douglas Schiller & Karen Krebasch

Current Zoning: R-4 Single Family Residence

Intended use: Variance is sought in order to bring an existing garage into compliance.

Recommendation: That the Application be granted.

Conditions: None

Objectors: None

History:

County Board Referral: N/A

Zoning Board Hearing: 10/16/2013

Zoning Board Recommendation date: 10/16/2013

County Board extension granted: N/A

A motion was made by Commissioner Gorman, seconded by Commissioner Daley, that this Zoning Board of Appeals Recommendation be recommended for approval. The motion carried by the following vote:

Aye: Chairman Silvestri, Butler, Collins, Daley, Gorman, Goslin, Reyes, Sims, Steele, Suffredin, Tobolski and Moore (12)

Absent: Vice Chairman Murphy, Fritchey, Gainer, García and Schneider (5)

ADJOURNMENT

Commissioner Tobolski, seconded by Commissioner Moore, moved to adjourn the meeting. The motion passed and the meeting was adjourned.

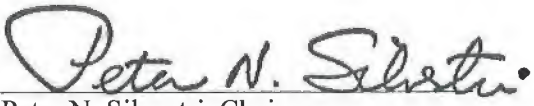
SECTION 2

**YOUR COMMITTEE RECOMMENDS THE FOLLOWING ACTION
WITH REGARD TO THE MATTERS NAMED HEREIN:**


Communication Number 13-2083
Communication Number 13-2084

Recommended for Approval
Recommended for Approval

Respectfully submitted,
Committee on Zoning and Building


Peter N. Silvestri, Chairman

Attest:


Matthew B. DeLeon, Secretary

*A video recording of this meeting is available on the Office of the Secretary to the Board's web site on the Video Page at <http://blog.cookcountyil.gov/secretarytotheboard/county-board-proceedings/county-board-video-and-audio/>